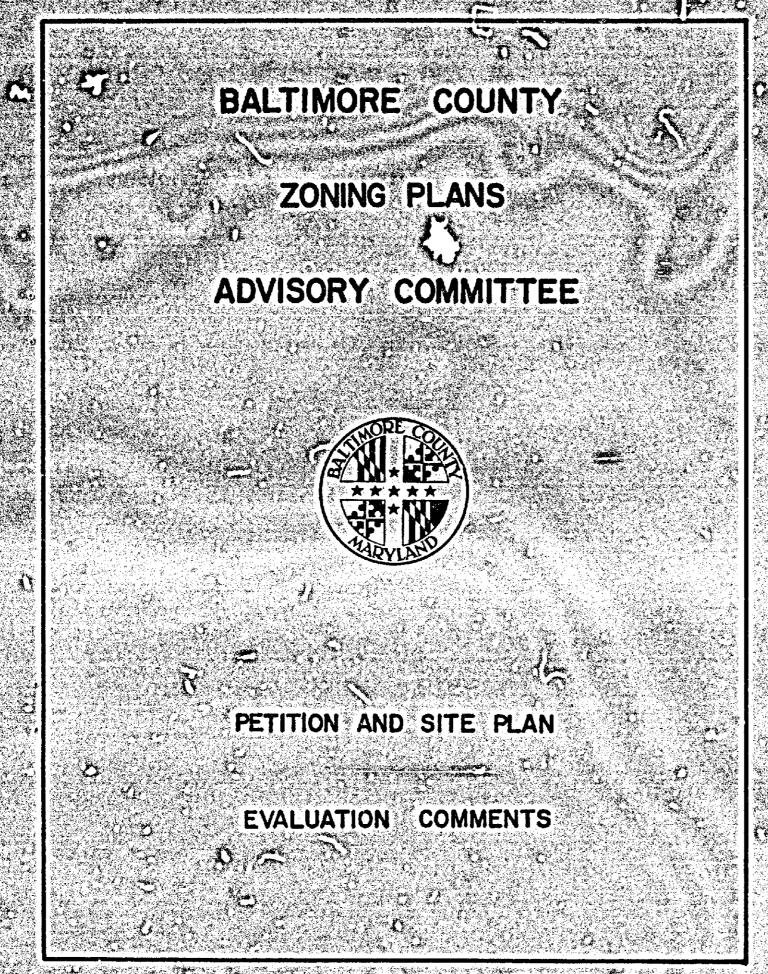
TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY: The undersigned, legal owner(s) of the property situate in Baltimore County and which is described in the description and plat attached hereto and made a part hereof, hereby petition for a 1A04.3.B.3 to allow side Variance from Section (302.2 & 301.1) setback of 13'8" without deck & 10' with deck instead of the required 50! and 375 ft., respectively of the Zoning Regulations of Baltimore County, to the Zoning Law of Baltimore County; for the following reasons: (indicate hardship or practical difficulty) The reason for this request is the way the house is laid out this is the only practical side for an addition. The house is a brick 45 year old structure. Property is to be posted and advertised as prescribed by Zoning Regulations I, or we, agree to pay expenses of above Variance advertising, posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law For Baltimore County. I/We do solemnly declare and affirm, under the penalties of perjury, that I/we are the legal owner(s) of the property which is the subject of this Petition. Contract Purchaser: Legal Owner(s): BETTY R. BROWN (Type or Print Name) City and State Name, address and phone number of legal owner, contract purchaser or representative to be contacted **RDERED By The Zoning Commissioner of Baltimore County, this ______ 7th ____ day of ____August_____, 19.84___, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore County, on the _____25th____ day of ___September____, 1984__, at _10:15 o'clock __A__M. County Office Building 111 W. Chesapeake Avenue Towson, Maryland 21204 Your petition has been received and accepted for filing this Petitioner we Betty E. Prove Chairman. Zoning Plans Advisory Committee



BALTIMORE COUNTY, MARYLAND INTER-OFFICE CORRESPONDENCE Arnold Jablon TO Zoning Commissioner Date September 10, 1984 Norman E. Gerber, Director FROM Office of Planning and Zoning Betty R. Brown SURJECT No. 85-86-A There are no comprehensive planning factors requiring comment on this petition. Office of Planning and Zoning NEG/JGH/sf

BALTIMORE COUNTY ZONING PLANS ADVISORY COMMITTEE COUNTY OFFICE BLDG. 111 W. Chesapeake Ave. Towson, Maryland 2120 M's. Betty R. Brown 21419 York Road Nicholas B. Commodari Maryland Line, Maryland Chairman RE: Case No. 85-86-A (Item No. 24) Petitioner - Betty R. Brown 252EM3M Variance Petition Bureau of Dear M's Brown: Engineering The Zoning Plans Advisory Committee has reviewed the plans submitted with the above referenced petition. The following comments are not intended to indicate the approtateness of the zoning action requested, but to assure that all parties are made aware of plans or problems with this case. The Director of Planning may have a bearing on report with the Zoning Commissioner with recommendations as to the suitability of the requested zoning. Department of Traffic Engineering State Roads Commiss Bureau of Fire Prevention Realth Department Project Planning Building Department Board of Education Enclosed are all comments submitted from the members of the Committee at this time that offer or request information on your petition. If similar comments from the Otherwise, any comment that is not informative will be filing on the date of the enclosed filing certificate and a hearing scheduled accordingly. Coming Administration Industrial Very truly yours, Jichla B. Comnoclawfus NICHOLAS B. COMMODARI Chairman -Zoning Plans Advisory Committee NBC:bsc Enclosures and the second of the second o



HARRY J. PISTEL, P. E. DIRECTOR

August 31, 1984

Mr. Arnold Jablon Zoning Commissioner County Office Building Towson, Maryland 21204

> Re: Item #24 (1984-1985) Property Owner: Betty R. Brown E/S York Rd. 400' N. Old York Rd. District: 7th Acres: 7.129

Dear Mr. Jablon:

The following comments are furnished in regard to the plat submitted to this office for review by the Zoning Advisory Committee in connection with the subject

CSB:EAM:ROP:ss

As no public facilities are involved, this office has no comments.

The Petitioner must provide necessary drainage facilities (temporary or permanent) to prevent creating any nuisances or damages to adjacent properties, especially by the concentration of surface waters. Correction of any problem which may result, due to improper grading or improper installation of drainage facilities, would be the full responsibility of the Petitioner.

Development of this property through stripping, grading and stabilization could result in a sediment pollution problem, damaging private and public holdings downstream of the property. A grading permit is, therefore, necessary for all grading, including the stripping of top soil.

All improvements, intersections, entrances, drainage requirements and construction affecting a State Road right-of-way are subject to the standards, specifications and approval of the Maryland State Highway Administration in addition to those of Baltimore County.

GILBERT S. BENSON, P.E., Acst. Chief

BALTIMORE COUNTY OFFICE OF PLANNING AND ZONING TOWSON, MARYLAND 21204

Zoning Commissioner County Office Building Towson, Maryland 21204

8-28-84

Re: Zoning Advisory Meeting of 8-7-84 Property Owner: Batty R. Brown Location: Els York Rd., N. of Old York Rd.

Dear Mr. Jablon:

The Division of Current Planning and Development has reviewed the subject petition and offers the following comments. The items checked below are

 (×) There are no site planning factors requiring comment.
 ()A County Review Group Meeting is required.
 ()A County Review Group meeting was held and the minutes will be forward by the Bureau of Public Services.
 ()This site is part of a larger tract; therfore it is defined as a number of the country of the count subdivision. The plan must show the entire tract.)A record plat will be required and must be recorded prior to issuance of a building permit.

to issuance of a building permit.
)The access is not satisfactory.
)The circulation on this site is not satisfactory.
)The parking arrangement is not satisfactory.
)Parking calculations must be shown on the plan.
)This property contains soils which are defined as wetlands, and development on these soils is prohibited.
)Construction in or alteration of the floodplain is prohibited under the provisions of Section 22-98 of the Development Regulations.
)Development of this site may constitute a potential conflict with the Baltimore County Master Plan.

)The amended Development Plan was approved by the Planning Board)Landscaping should be provided on this site and shown on the plan.
)The property is located in a deficient service area as defined by Bill 178-79. No building permit may be issued until a Reserve Capacity Use Certificate has been issued. The deficient service

The property is located in a traffic area controlled by a "D" level intersection as defined by Bill 178-79, and as conditions change traffic capacity may become more limited. The Basic Services Areas are re-evaluated annually by the County Council.)Additional comments:



PAUL H. REINCKE CHIFF

August 10, 1984

Mr. Arnold Jablon Zoning Commissioner Office of Planning and Zoring Baltimore County Office Building Towson, MD 21204

Attention: Nick Commodari, Chairman Zoning Plans Advisory Committee

RE: Property Owner: Betty R. Brown

Location: E/S York Road 400' N. Old York Road

Zoning Agenda: Meeting of 8/7/84 Item No.: 24

Pursuant to your request, the referenced property has been surveyed by this

to be corrected or incorporated into the final plans for the property. () 1. Fire hydrants for the referenced property are required and shall be located at intervals or _____feet along an approved road in accordance with Baltimore County Standards as published by the

Bureau and the comments below marked with an "X" are applicable and required

Department of Public Works. () 2. A second means of vehicle access is required for the site.

() 3. The vehicle dead end condition shown at

EXCEEDS the maximum allowed by the Fire Department.

() 4. The site shall be made to comply with all applicable parts of the Fire Prevention Code prior to occupancy or beginning of operation.

(X) 5. The buildings and structures existing or proposed on the site shall

comply with all applicable requirements of the National Fire Protection
Association Standard No. 101 "Life Safety Code", 1976 Edition prior to occupancy.

() 6. Site plans are approved, as drawn.

() 7. The Fire Prevention Bureau has no comments, at this time. REVIEWER Cold John Jelly 8-1484 Approved: Leoge Milegand

Pursuant to the advertisement, posting of property, and public hearing on the Petition and & ropearing that strict compliance with the Baltimore County Zoning Regulations would swould and result in practical difficulty and unreasonable hardship upon the Petitioner(s) and the granting of the variance(s) requested with/will not adversely affect the health, safety, and general welfare of the community, the variance(s) should should xnet be granted. BALTIMORE COUNTY
DEPARTMENT OF PERMITS & LICENSES
TOWSON, MARYLAND 21204
494-3610 Therefore, If IS ORDERED by the Zoning Commissioner of Baltimore County, this 27 : BFFORE THE ZONING COMMISSIONER RE: PETITION FOR VARIANCE August 28, 1984 E/S York Rd., 460' N of Old day of September , 19-84, that the herein Petition for Variance(s) to rermit side yard York Rd. (21419 York Rd.). OF BALTIMORE COUNTY 7th District setbacks of 13'8" in lieu of the required 50 feet for the construction of an one-Office of Planning and Zoning County Office Building Towson, Maryland 21204 BETTY R. BROWN, Petitioner Case No. 85-86-A story addition, and 10 feet in lieu of the required 372 feet for the construction ::::::: Dear Mr. Jablon: of a deck, in accordance with the site plan filed herein, marked Petitioner's ENTRY OF APPEARANCE Comments on Item # 24 Zoning Advisory Committee Meeting are as follows: Exhibit 2, is GRANTED, from and after the date of this Order. Property Owner:
Location:
E/S YorkRoad 400' N. Old York Road
Existing Zoning: R.C. 5
Proposed Zoning: Variance to permit a side yard setback of 13'8" without
a deck and 10' with a deck in lieu of the required 50' and Please enter the appearance of the People's Counsel in the To Whom It May Concern: above-captioned matter. Notices should be sent of any hearing dates I Edward Thompson owner of the property adjacent to Betty R. Brown's property have no objection to the building of an addition to her house located at 21419 York Rd. Maryland Line, Maryland, Zoned RC5-BMCR, lot book# 5053, folic 324, district 7. A zoning variance was filed July 23, 1984. 37½' respectively. or other proceedings in this matter and of the passage of any preliminary or final Order. miscellaneous

building/& other/ permit shall be required before beginning construction Phyllis Cole Friedman
People's Counsel for Baltimore County C. Residential: Three sets of construction drawings are required to file a permit application. Architect/Engineer seal is/is not required. Non-reproduced seals and signatures are required on Plans and Technical Data. D. Commercial: Three sets of construction drawings with a Maryland Registered Architect or Engineer shall be required to file a permit application. Keter May Zumenn E. An exterior wall erected within 6'0 for Commercial uses or 3'0 for One & Two Family use group.of an adjacent lot line shall be of one hour fire resistive construction, no openings permitted within 3'0 of lot lines. A firewall is required if construction is on the lot line, see Table 401, line 2, Section 1407 and Table 1402, also Section 503.2. Peter Max Zimmerman Deputy People's Counsel Rm. 223, Court House Towson, MD 21204 494-2188 F. Requested variance appears to conflict with the Baltimore County Building Code. I HEREBY CERTIFY that on this 4th day of September, 1984, a G. A change of occupancy shall be applied for, along with an alteration permit application, and three required sets of drawings indicating how the structure will meet the Code requirements for the proposed change. Drawings may require copy of the foregoing Entry of Appearance was mailed to Betty R. Brown, 21419 York Road, Maryland Line, MD 21105, Petitioner. H. Before this office can comment on the above structure, please have the owner, thru the services of a Registered in Maryland Architect or Engineer certify to this office, that, the structure for which a proposed change in use is proposed can comply with the height/area requirements of Table 505 and the required construction classification of Table 401. Comments - The deck shall be designed for a minimum 60# live load plus dead loads and be code complying as to rails - steps, etc. NOTE: These comments reflect only on the information provided by the drawings submitted to the office of Planning and Zoning and are not intended to be construed as the full extent of any permit. If desired, additional information Much Sumham, Chief
Plans Review 35-36-A August 28, 1984 PETITION POR VARIANCE BALTIMORE COUNTY
OFFICE OF PLANNING & ZONING
TOWSON, MARYLAND 21204
494-3353 CERTIFICATE OF POSTING Ms. Betty R. Brown 21419 York Road EONING: Petition for Variance LOCATION: East side of York Road, 400 ft. North of Old York Road (21419 York CERTIFICATE OF PUBLICATION ZONING DEPARTMENT OF BALTIMORE COUNTY Maryland Line, Maryland 21105 DATE & TIME: Tuesday, Sep-tember 25, 1284 at 10:15 A.M. ARNOLD JABLON ZONING COMMISSIONER NOTICE OF HEARING PUBLIC HEARING: Room 104, County Office Building, 111 W Chempeake Avenue, Towner, Maryland September 27, 1984 Date of Posting 89 9/8/8/ Re: Petition for Variance B/S York Rd., 400° N of Old York Rd. THIS IS TO CERTIFY, that the annexed advertisement was Petition for Marianie. Tre Eoning Commissioner of Balt more County, by authors of the Boning Act and Regulations of Baltimore County will brid a public hearings.

Putition for Various its in low side yard setbook of 1867.

I innhee without deet and 1 (21419 York Road) Petty R. Brown published in THE JEFFERSONIAN, a weekly newspaper printed Betty R. Brown - Petitioner Case No. 85-86-A 1 400' N of Old Clas and published in Towson, Baltimore County, Md., appearing on It. with deck instead of the required 50 ft, and 37% ft, respectively.

Bein the property of Betty R. Brown, as shown on plat plan filled with the Zoning De-TIME: __10:15 A.M. Ms. Betty R. Brown Grant up Neserts (# 21419 erch 11 21419 York Road Maryland Line, Maryland 21105 DATE: Tuesday, September 25, 1984 plan filed with the Zoning Department.

In the event that this Petttion is granted, a building permit may be heaved within the thirty (30) day appeal period. The Zoning Commissioner will, however, entertain any request for a may of the inevence of said permit during this period for good enuse shown. Such request smart be recuived in writing by the date of the hearing, at above or made githe hearing, at above or made githe hearing.

By Order Off

ARNOLD JABLAM,

Ecoting Commissioner

Sept. 4. RE: Petition for Variances PLACE: Room 106, County Office Building, 111 West Chesapeake E/S of York Rd., 400' N of Old York Rd. (21419 York Rd.) - 7th Election Lean 2. Coleman Avenue, Towson, Maryland Betty R. Brown - Petitioner No. 85-86-A (Item No. 24) Dear Ms. Brown: I have this date passed my Order in the above captioned matter in accordance with the attached. PETITION FOR VARIANTE PARTIES TO Bestion Dieles TE OF PUBLICATION Very truly yours, CONSIG: Politics for Variance ... LOCATION: East ade York Road, 400 ft. North o Old York Road (21419 York Road) DATE & TIME: Tuesday, September 25, 1984 at 10:15 A.M.

PUBLIC HEARING: Room 108, County Office Building, 111 W. Chesapeate Avenue, Toweon, Maryland The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Battimore County, with hold a public hearing: Cost of Advertising 2000 JEAN M.H. JUNG Deputy Zoning Commissioner

THE JEFFERSONIAN,

8/17/84

York Rd.
Maryland Line, Maryland
21105

BALTIMORE COUNTY, MARYLAND

7173.44

OFFICE OF FINANCE - REVENUE DIVISION MISCELLANEOUS CASH RECEIPT

Attachments

cc: People's Counsel

FOR Filing fee to them # 24 Brown

8 099-----35L018 8242F

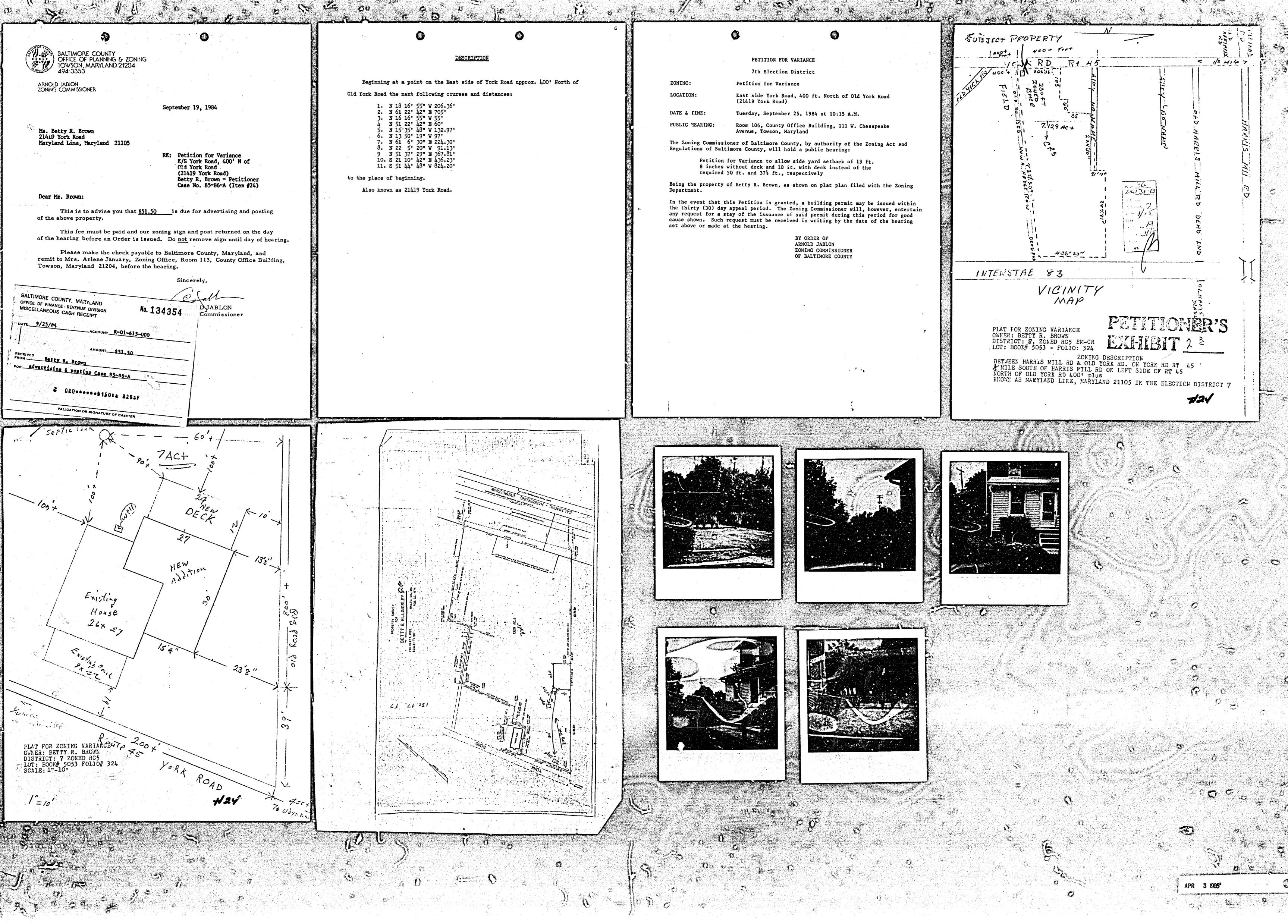
of Baltimore County

No. 131936

R-01-615-017

ANOLD MALON
SOME COMMISSIONS
OF BALTMOTE COLUMN

Position for Versince to affour side yeard established in 15 to 3 inches without dick and 10 to 3 to 4 dock insected of the required 60 to and 50 to 40 to 4



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